







Rare, one bed, ground floor apartment

3 Turberville Place

Warwick

CV34 4JZ



Price Guide £146,775

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# Price Guide £146,775

\*\*\* VERY SENSIBLE PRICE \*\*\* NO UPWARD CHAIN \*\*\* GREAT "on-its-own" PARKING SPOT \*\*\* DON'T MISS THIS ONE! \*\*\* A rare one bedroom, ground floor apartment with its own allocated car parking space immediately outside the apartment. Popular gated development. Living area with kitchen Off, double bedroom & bathroom with shower. Gas central heating & double glazing. Easy to reach allocated car parking space immediately outside the apartment!

#### COMMUNAL CAR PARK AND ALLOCATED SPACE

Vehicle gates open into the communal car park with the space for the apartment allocated on the left-hand side immediately in front of the bedroom window.

# **COMMUNAL ENTRANCE HALL**

with telephone security link.

### PRIVATE ENTRANCE HALL

with radiator, telephone entry link and door opening to storage cupboard.

#### **CHARMING LIVING ROOM**

18'8" max reducing to 10'4" x 11'3"

with large double glazed window to the front, radiator, TV point, telephone connection point and large archway opening to the

## **FITTED KITCHEN AREA**

7'8" max x 7'11" max

with butchers block style work surfacing extending around the room incorporating a single drainer sink and a four ring gas hob. Base units beneath with Zanussi electric oven and space and plumbing for washing machine. Space suitable for a large style fridge freezer, eye level wall cupboards with cooker hood and housing the gas fired central heating boiler.

## **DOUBLE BEDROOM**

11'4" x 11'11"

with radiator, double glazed window and telephone connection point.

### **BATHROOM**

enjoys a white suite with panel bath having adjustable shower over, wash hand basin, low-level WC, tiled splashback areas, obscured double glazed window and central heating radiator.

#### **OUTSIDE - COMMUNAL AREAS**

Turberville Place enjoys well maintained communal areas with bin storage areas, allocated car parking space to the apartment as previously mentioned.

## **GENERAL INFORMATION**

The property is leasehold. Lease details are to be confirmed, awaiting. Service Charge - £1,685.50 per annum. Ground Rent - £202.50 per annum.















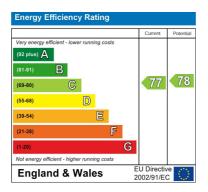
# **Ground Floor**

Approx. 43.3 sq. metres (466.0 sq. feet)



Total area: approx. 43.3 sq. metres (466.0 sq. feet)

This plan is for illustration purposes only and should not be relied upon as a statement of fact



# CONTACT

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